

**Proposed Moody Senior Village
Dothan, Houston County, Alabama
ADEM VCP Site #: 461-069-25016**

Fact Sheet

A Voluntary Property Assessment Plan and Voluntary Cleanup Plan have been found to be technically adequate by the Alabama Department of Environmental Management (ADEM) for **The Proposed Moody Senior Village** in Dothan, Alabama. This fact sheet has been prepared to briefly advise the public of the principal legal and policy issues of the VCP.

I. VCP PROCESS

The VCP provides a mechanism for the implementation of a cleanup program that encourages applicants to voluntarily assess, remediate, and reuse rural and urban areas of actual or perceived contamination. The program does not relieve any “responsible person” for the liability for administrative, civil, or criminal fines or penalties which are otherwise authorized by law and imposed as a result of the illegal or unpermitted disposal of solid waste, hazardous waste, hazardous constituents, hazardous substances, petroleum products, and/or pollutants to the land, air, or waters of the State on an identified property. The program is designed to expedite the voluntary cleanup process and has been designed for entry at any stage of the cleanup process as long as all applicable criteria have been met up to the point of entry.

II. PROCEDURES FOR REACHING A FINAL DECISION

ADEM is proposing to issue the Proposed Moody Senior Village a final decision for the site remediation. The Voluntary Property Assessment Plan and Voluntary Cleanup Plan include a proposal for the excavation, removal and disposal of contaminated soil.

ADEM Admin Code R. 335-15-6-.02 requires that the public be given a 30-day comment period from the date of the notice. The comment period will begin on December 9, 2025, which is the date of publication of the public notice in major local newspaper(s) of general circulation and will end on January 8, 2026.

All persons wishing to comment on any of the conditions of the VCP Remediation should submit their comments in writing to ADEM, Permits and Services Division, 1400 Coliseum Blvd. (Zip 36110). P.O. Box 301463 (Zip 36130-1463) Montgomery, Alabama, ATTENTION: Mr. Russell Kelly. Written comments on the VCP activities should be submitted to ADEM and be received by January 8, 2026.

ADEM will consider all written comments received during the comment period while making a final decision on this issue. When ADEM makes its final decision, notice will be given to the applicant and each person who has submitted written comments or requested notice of the final decision.

III. FACILITY DESIGN

Bhate Environmental Associates, Inc., (Bhate) has completed site investigation activities under the VCP at the Proposed Moody Senior Village located at 311 North Alice Street, Dothan AL. Currently the subject property consists of land totaling 3.21 acres developed with a three-story former hospital building and office space that is currently vacant. Bhate proposes the excavation, removal and disposal of contaminated soil.

IV. TECHNICAL CONTACT

Alyce Crayton, Project Manager
Redevelopment Section
Industrial Hazardous Waste Branch
Land Division
Alabama Department of Environmental Management
1400 Coliseum Boulevard (Zip 36110)
P.O. Box 301463 (Zip 36130-1463)
Montgomery, Alabama
(334) 271-7740

ALABAMA DEPARTMENT OF ENVIRONMENTAL MANAGEMENT

**NOTICE OF A PROPOSED VOLUNTARY CLEANUP PLAN UNDER THE ALABAMA LAND
RECYCLING AND ECONOMIC REDEVELOPMENT ACT (ALRERA) AND REQUEST FOR
COMMENTS**

PUBLIC NOTICE - 461

Houston County

Bhate Environmental Associates, Inc., (Bhate) has submitted a Voluntary Property Assessment Report and Environmental Covenant for the facility located at **311 North Alice Street, Dothan, in Houston County, Alabama**. The site has undergone extensive soil and groundwater sampling and will be subject to remedial activities. ADEM has completed the review of the draft Voluntary Property Assessment Report and Environmental Covenant and found them to be technically adequate. The property will require institutional and engineering controls to be used at the site.

Copies of the fact sheet and Voluntary Cleanup Plan are available for public inspection electronically via <http://adem.alabama.gov/newsEvents/publicNotices.cnt>, and at the following location Monday – Friday (except legal holidays) during the hours of 8:00 a.m. to 5:00 p.m. for 30 days from the date of this notice. A nominal fee for copying and/or mailing may be charged. Arrangements for copying should be made in advance.

**Russell A. Kelly, Chief
Permits and Services Division
Alabama Department of Environmental Management
P.O. Box 301463 (Zip 36130-1463)
1400 Coliseum Boulevard (Zip 36110-2400)
Montgomery, Alabama
(334) 271-7714**

Persons wishing to comment may do so, in writing, to the Department's named contact above within 30 days following the publication date of this notice. In order to affect final decisions, comments must offer technically substantial information that is applicable to the proposed plan.

The Department maintains a list of interested individuals who are mailed legal notices regarding proposed permits. If you wish to receive such notices, contact the Permits & Services Division via telephone (334-271-7714), e-mail (permitsmail@adem.alabama.gov), or postal service (P.O. Box 301463, Montgomery, AL 36130-1463).

This notice is hereby given on **9th of December 2025**, by authorization of the Alabama Department of Environmental Management.

Edward F. Poolos, Director

Nondiscrimination Statement: The Department does not discriminate on the basis of race, color, national origin, sex, religion, age or disability in the administration of its programs.